

Prepared by & Return to:

The Blackburn Law Firm, PLLC
8429 Industrial Drive
Olive Branch, MS 38654
662-895-6116

Grantor:

Susan Dianne Weathers, Executrix
of the Mary Elizabeth W. McDonald
Estate, deceased

Address:

7395 Tack Cove
Southaven, MS 38671

Phone: 662-349-3375
N/A

Grantee:

Susan Rattner

Address:

8892 Chesterfield
Southaven, MS 38671

Phone: 212-860-3110
n/a

WARRANTY DEED

**Susan Dianne Weathers, Executrix of the
Mary Elizabeth W. McDonald Estate, deceased**

GRANTOR

TO

Susan Rattner,

GRANTEE

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, **I, Susan Dianne Weathers, Executrix of The Mary Elizabeth W. McDonald Estate, Deceased**, Grantor, does hereby grant, bargain, sell, convey and warrant unto **Susan Rattner**, a married woman, Grantee, that certain real property lying and being situated in the County of DeSoto, State of Mississippi, and being more particularly described as follows, to-wit:

INDEXING INSTRUCTIONS: Lot 138, Section B, Revised, Carriage Hills Subdivision, located in Section 24, Township 1 South, Range 8 West, DeSoto County, Mississippi.
Plat Book 3, Page 40

Lot 138, Section B, Revised, Carriage Hills Subdivision, located in Section 24, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof

*Susan D
Weathers
mcdonald*

recorded in Plat Book 3, Page 40, in the Chancery Clerk's office of DeSoto County, Mississippi.

The above described real property is conveyed subject to road rights of way, public utility easements and zoning, subdivision, and health department regulations of DeSoto County, Mississippi; subject to any matters which might be revealed by an accurate current survey; subject to any prior reservation or conveyance of oil, gas or mineral rights of any kind or character whatsoever; subject to covenants, limitations, and restrictions of said subdivision as found on plat of said subdivision of record in Plat Book 3, Page 40 and/or elsewhere, of the records of DeSoto County, Mississippi; and subject to taxes for the year 2011 and all subsequent years.

By way of explanation, Mary Elizabeth W. McDonald died August 11, 2011 and her estate is being administered in the DeSoto County Chancery Court, Cause No. 11-CV-1717 whereby an Order Authorizing the Sale of Real Estate was entered with the court on October 26, 2011.

Taxes for the year 2011 are being pro-rated on an estimated basis as part of this closing. Grantor shall be liable and responsible to Grantee for any shortage in such amount which may be determined upon publication of said taxes. Grantee, its heirs, successors, and assigns shall be liable for the taxes for all subsequent years.

Susan Dianne Weathers
**Susan Dianne Weathers, Executrix of The
 Mary Elizabeth W. McDonald Estate,
 Deceased**

**STATE OF MISSISSIPPI
 COUNTY OF DESOTO**

PERSONALLY appeared before me, the undersigned authority of law in and for said County and State, the within named **Susan Dianne Weathers**, as Executrix of The Mary Elizabeth W. McDonald Estate, deceased, who acknowledged that she executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as her free and voluntary act and deed and for the purposes therein expressed.

GIVEN under my hand and official seal on this the 26 day of October, 2011.

Jamie Roach
 NOTARY PUBLIC

My Commission Expires:
3-15-2012

